

\$1,970,000 - 4052 Escudero, Irvine

MLS® #OC25130078

\$1,970,000

5 Bedroom, 3.00 Bathroom, 2,600 sqft
Residential on 0 Acres

Racquet Club (RC), Irvine,

NO HOA & NO MELLO ROOS! Completely remodeled, this stunning home is nestled in Racquet Club, a highly desirable community in the Northwood Village of Irvine. With most updates completed in July, this home offers 2600 square feet of living space, featuring 5 bedrooms plus a versatile bonus room, ideal for a home office, media/play room, gym or 6th bedroom. Featured throughout, youâ€™ll find all new wood-style floors, baseboards, light fixtures, recessed lighting & fresh custom paint, adding a sense of continuity to the space. A rare, downstairs bedroom/in-law suite features a separate living area & private exterior entrance, perfect for multi-generational living, guests or rental income. Inside the two-story entry, step into the generous living room, featuring a wall of French doors overlooking the spacious sunroom & backyard. The remodeled kitchen offers crisp, white shaker cabinetry, quartz counters, recessed lighting & a sliding door giving access to the back & side yards. The dining area with new lighting opens to the kitchen. The main level bath is updated with everything new â€“ vanity, fixtures, tile floor & walk-in shower with tile surround. Upstairs, the large primary suite offers plenty of storage in a wall of closets with mirrored wardrobes, and an ensuite bath featuring new cabinetry with dual sinks, new tile floors & new oversized walk-in shower with tile surround. The updated hall bath is also all new - vanity, bathtub with tile surround & designer-style tile floor. Three oversized



secondary bedrooms complete the upper level. Enjoy a large backyard, perfect for relaxing, entertaining or creating your personal, outdoor retreat. Parking is never an issue with a generous driveway that leads to a three-car garage with plenty of room for both storage and hobbies. With no HOA or Mello Roos, a low tax rate and access to top-rated Irvine schools, including Northwood High, this home combines space, comfort & value. Close to shopping, dining & easy access to Irvine's award-winning parks & recreational spaces. This home offers a rare opportunity to live in Irvine, in a remodeled home without an HOA or Mello Roos! Welcome Home!

Built in 1970

Essential Information

MLS® #	OC25130078
Price	\$1,970,000
Bedrooms	5
Bathrooms	3.00
Full Baths	1
Square Footage	2,600
Acres	0.13
Year Built	1970
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Lisa Anderson
Listing Office	Coldwell Banker Realty

Community Information

Address	4052 Escudero
Area	NW - Northwood
Subdivision	Racquet Club (RC)
City	Irvine
County	Orange
Zip Code	92620

Amenities

Parking Spaces	3
Parking	Driveway, Garage
# of Garages	3
Garages	Driveway, Garage
View	None
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Lot Description	Front Yard
Windows	Double Pane Windows, Blinds
Roof	Tile
Foundation	Slab

Interior

Interior	Laminate, Tile
Interior Features	Separate/Formal Dining Room, Eat-in Kitchen, Bedroom on Main Level, In-Law Floorplan, Recessed Lighting, Stone Counters
Appliances	Dishwasher, Electric Range, Disposal, Water Purifier
Heating	Fireplace(s), Forced Air
Cooling	Central Air, Wall/Window Unit(s)
Fireplace	Yes
Fireplaces	Family Room
# of Stories	2
Stories	Two

School Information

District	Irvine Unified
Elementary	Brywood
Middle	Sierra Vista
High	Northwood

Additional Information

Date Listed	June 7th, 2025
Days on Market	44
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of February 10th, 2026 at 7:50pm PST.

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